

TOWN OF DAVIE

TOWN COUNCIL AGENDA REPORT

TO: Mayor and Councilmembers

FROM/PHONE: Mark Kutney, AICP, Development Services Director / (954) 797-1101
Prepared by: David M. Abramson, Planner I

SUBJECT: TU 2-1-04, Burkhard's Tractor & Equipment, Inc., 4180 South University Drive,
Davie, FL 33328

AFFECTED DISTRICT: District 2

TITLE OF AGENDA ITEM: Temporary Use Permit for a sales event at Burkhard's Tractor & Equipment

REPORT IN BRIEF: The applicant is requesting approval for activities that are associated with a customer appreciation sale. Burkhard's Tractor is a lawn and garden retail store. The applicant is proposing to have a sale, which will include a brief lunch, a bounce house, and pony rides. The lunch will be located at St. David's Pavilion Area, which is directly north of the parcel. Parking will be provided at Burkhard's Tractor and also at St. David's Catholic Church. The applicant does have written permission from St. David's Catholic Church to utilize the pavilion and parking areas. The duration of the event will be Saturday March 27, 2004 from 8:00 am to 5:00 pm. A satisfactory site plan accurately depicting all details of the request has been reviewed by the Development Services Department and is attached.

DURATION OF EVENT: The duration of the request is Saturday March 27, 2004 from 8:00 am to 5:00 pm.

Section 12-319 of the Land Development Code requires that three (3) criteria be met for temporary use permits:

- (1) Any nuisance or hazardous features involved is suitably separated from adjacent uses;
- (2) Excessive Vehicular traffic will not be generated on minor residential streets; and,
- (3) A vehicular parking problem will not be created.

Staff finds that the Burkhard's Tractor activities will be suitably separated from adjacent uses, there will be no traffic generated on minor residential streets, and a vehicle parking problem is not anticipated. In addition the following conditions apply:

- (1) A building permit must be secured prior to the event.
- (2) All concerns and comments as identified by reviewing agencies on the building permit must be addressed prior to the issuance of a Building permit.

PREVIOUS ACTIONS: None

CONCURRENCES: The Development Review Committee has reviewed the application and has no objections to the request.

FISCAL IMPACT: None

RECOMMENDATION(S): Staff finds the subject application complete and suitable for transmittal to Town Council for further consideration.

Attachment(s): Subject site map, Site plan.



700 0 700 1400 Feet

Planning & Zoning Division - GIS



Temporary Use Application TU 2-1-04 Burkhard's Tractors & Equipment Subject Site, Zoning and Aerial Map

Prepared By: D.M.A.
 Date Prepared: 2-1-04

